

1-1-74

WARRANTY DEED—TENANTS BY ENTIRETY

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'01 SEP 5 AM 9:43

KNOW ALL MEN BY THESE PRESENTS, That Paul Richard Zech and Ben Jean Zech, husband and wife, hereinafter called the grantor, for the consideration hereinafter stated to the grantor paid by Johnny Percivalle and Sheila Percivalle, husband and wife, hereinafter called the grantees, does hereby grant, bargain, sell and convey unto the grantees, as tenants by the entirety, the heirs of the survivor and their assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot 13, Block 200, MILLS/ADDITION TO THE CITY OF KLAMATH FALLS,
in the County of Klamath, State of Oregon.

Subject, however, to the following:

1. Regulations, including levies, liens and utility assessments of the City of Klamath Falls.
2. Reservations and restrictions, including the terms and provisions thereof, contained in Deed from Klamath Corporation, dated January 5, 1914, recorded January 8, 1914 in Book 41 at page 378, Deed Records.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the above described and granted premises unto the said grantees, as tenants by the entirety, their heirs and assigns forever.

And grantor hereby covenants to and with grantees and the heirs of the survivor and their assigns, that grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except as noted of record as of the date of this deed and those apparent upon the land, if any, as of the date of this deed;

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 25,000.00.

① However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which) ② (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 15th day of June, 19 81; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

(If executed by a corporation, affix corporate seal)

STATE OF OREGON, } ss.
County of Klamath } ss.
June 15th, 19 81.

Personally appeared the above named
Paul Richard Zech and Ben Jean Zech, husband and wife,
and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:
Mark L. Taylor
(OFFICIAL SEAL)
Notary Public for Oregon
My commission expires 11-16-81

Notary Public for Oregon
My commission expires:

Paul R & Ben J Zech
700 Lowell
Klamath Falls, OR 97601
GRANTOR'S NAME AND ADDRESS
Johnny & Sheila Percivalle
2011 Oregon Ave.
Klamath Falls, OR 97601
GRANTEE'S NAME AND ADDRESS

After recording return to:
Johnny & Sheila Percivalle
2011 Oregon Ave.
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.
Johnny & Sheila Percivalle
2011 Oregon Ave.
Klamath Falls, OR 97601
NAME, ADDRESS, ZIP

STATE OF OREGON,

} ss.

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath
Recorded 09/05/01 at 9:43 a.m.
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Linda Smith,
County Clerk Fee \$ 21⁰⁰